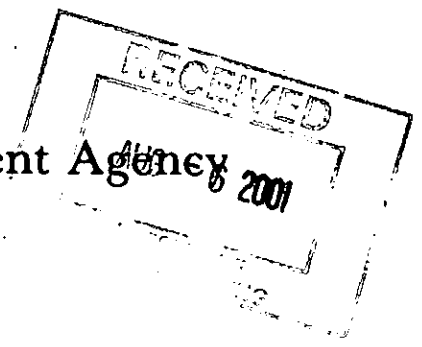




Federal Emergency Management Agency

Washington, D.C. 20472

AUG 02 2001



CERTIFIED MAIL
RETURN RECEIPT REQUESTED

The Honorable Jeff Griffin
Mayor, City of Reno
P.O. Box 1900
Reno, NV 89505

IN REPLY REFER TO:

Case No.: 01-09-338P

Community: City of Reno, NV
Community No.: 320020
Panels Affected: 32031C3157 E, 3158 E, and
3159 E

Effective Date of **SEP 04 2001**
This Revision:

102-I-C

Dear Mayor Griffin:

This responds to a request that the Federal Emergency Management Agency (FEMA) revise the effective Flood Insurance Rate Map (FIRM) for Washoe County, Nevada and Incorporated Areas (the effective FIRM for your community), in accordance with Part 65 of the National Flood Insurance Program (NFIP) regulations. In a letter dated January 23, 2001, Mr. Mark E. Forest, P.E., President, WRC Nevada, Inc., requested that FEMA revise the FIRM to show the effects of channelization along Dry Creek from approximately 2,700 feet downstream to approximately 200 feet upstream of South Virginia Street; construction of three 36-foot by 9-foot concrete arch culverts at Executive Parkway, a three-cell flume approximately 300 feet upstream of Executive Parkway, and three 12-foot by 6-foot concrete box culverts at South Virginia Street; excavation of the right overbank from approximately 200 feet upstream to approximately 400 feet upstream of South Virginia Street; and updated topographic information from approximately 700 feet upstream of McCarran Boulevard to approximately 400 feet upstream of South Virginia Street. The revisions also included construction of three 24-inch-diameter reinforced-concrete pipe culverts (RCPs) approximately 2,300 feet downstream of South Virginia Street and a 48-inch-diameter RCP approximately 2,500 feet downstream of South Virginia Street. All these RCPs lie along the east overbank of Dry Creek and discharge into the Dry Creek channel. This request follows up on a Conditional Letter of Map Revision issued on January 19, 2000.

All data required to complete our review of this request were submitted with letters from Mr. Gary A. Stockhoff, P.E., Deputy Director, Department of Public Works, City of Reno; Michelle M. Erlach, Esq., Robison, Belaustegui, Sharp & Low; and Mr. Forest.

We have completed our review of the submitted data and the flood data shown on the effective FIRM. We have revised the FIRM to modify the floodplain boundary delineations of the flood having a 1-percent chance of being equaled or exceeded in any given year (base flood) along Dry Creek from approximately 700 feet upstream of McCarran Boulevard to approximately 300 feet downstream of U.S. Highway 395. As a result of the modifications, the width of the Special Flood Hazard Area (SFHA), the area that would be inundated by the base flood, for Dry Creek increased in some areas and decreased in other areas. The modifications are shown on the enclosed annotated copies of FIRM Panels 32031C3157 E, 32031C3158 E and 32031C3159 E. This Letter of Map Revision (LOMR) hereby revises the above-referenced panels of the effective FIRM dated September 30, 1994.

The modifications are effective as of the date shown above. The map panels as listed above and as modified by this letter will be used for all flood insurance policies and renewals issued for your community.

A review of the determination made by this LOMR and any requests to alter this determination should be made within 30 days. Any request to alter the determination must be based on scientific or technical data.

We will not physically revise and republish the FIRM for your community to reflect the modifications made by this LOMR at this time. When changes to the previously cited FIRM panels warrant physical revision and republication in the future, we will incorporate the modifications made by this LOMR at that time.

This LOMR is based on minimum floodplain management criteria established under the NFIP. Your community is responsible for approving all floodplain development and for ensuring all necessary permits required by Federal or State law have been received. State, county, and community officials, based on knowledge of local conditions and in the interest of safety, may set higher standards for construction in the SFHA. If the State, county, or community has adopted more restrictive or comprehensive floodplain management criteria, these criteria take precedence over the minimum NFIP criteria.

The basis of this LOMR is, in whole or in part, a channel-modification/culvert project. NFIP regulations, as cited in Paragraph 60.3(b)(7), require that communities ensure that the flood-carrying capacity within the altered or relocated portion of any watercourse is maintained. This provision is incorporated into your community's existing floodplain management regulations. Consequently, the ultimate responsibility for maintenance of the modified channel and culverts rests with your community.

Because this LOMR will not be printed and distributed to primary users, such as local insurance agents and mortgage lenders, your community will serve as a repository for these new data. We encourage you to disseminate the information reflected by this LOMR throughout the community, so that interested persons, such as property owners, local insurance agents, and mortgage lenders, may benefit from the information. We also encourage you to prepare a related article for publication in your community's local newspaper. This article should describe the changes that have been made and the assistance that officials of your community will give to interested persons by providing these data and interpreting the NFIP maps.

This determination has been made pursuant to Section 206 of the Flood Disaster Protection Act of 1973 (Public Law 93-234) and is in accordance with the National Flood Insurance Act of 1968, as amended (Title XIII of the Housing and Urban Development Act of 1968, Public Law 90-448), 42 U.S.C. 4001-4128, and 44 CFR Part 65. Pursuant to Section 1361 of the National Flood Insurance Act of 1968, as amended, communities participating in the NFIP are required to adopt and enforce floodplain management regulations that meet or exceed minimum NFIP criteria. These criteria are the minimum and do not supersede any State or local requirements of a more stringent nature. This includes adoption of the effective FIRM to which the regulations apply and the modifications made by this LOMR. Our records show that your community has met this requirement.

A Consultation Coordination Officer (CCO) has been designated to assist your community. The CCO will be the primary liaison between your community and FEMA. For information regarding your CCO, please contact:

Mr. Jack Eldridge
 Chief, Community Mitigation Programs Branch
 Federal Emergency Management Agency, Region IX
 The Presidio of San Francisco, Building 105
 San Francisco, CA 94129-1250
 (415) 923-7184

If you have any questions regarding floodplain management regulations for your community or the NFIP in general, please call the CCO for your community at the telephone number cited above. If you have any questions regarding this LOMR, please call our Map Assistance Center, toll free, at 1-877-FEMA MAP (1-877-336-2627).

Sincerely,



Max H. Yuan, P.E., Project Engineer
 Hazards Study Branch
 Hazard Mapping Division

For: Matthew B. Miller, P.E., Chief
 Hazards Study Branch
 Hazard Mapping Division

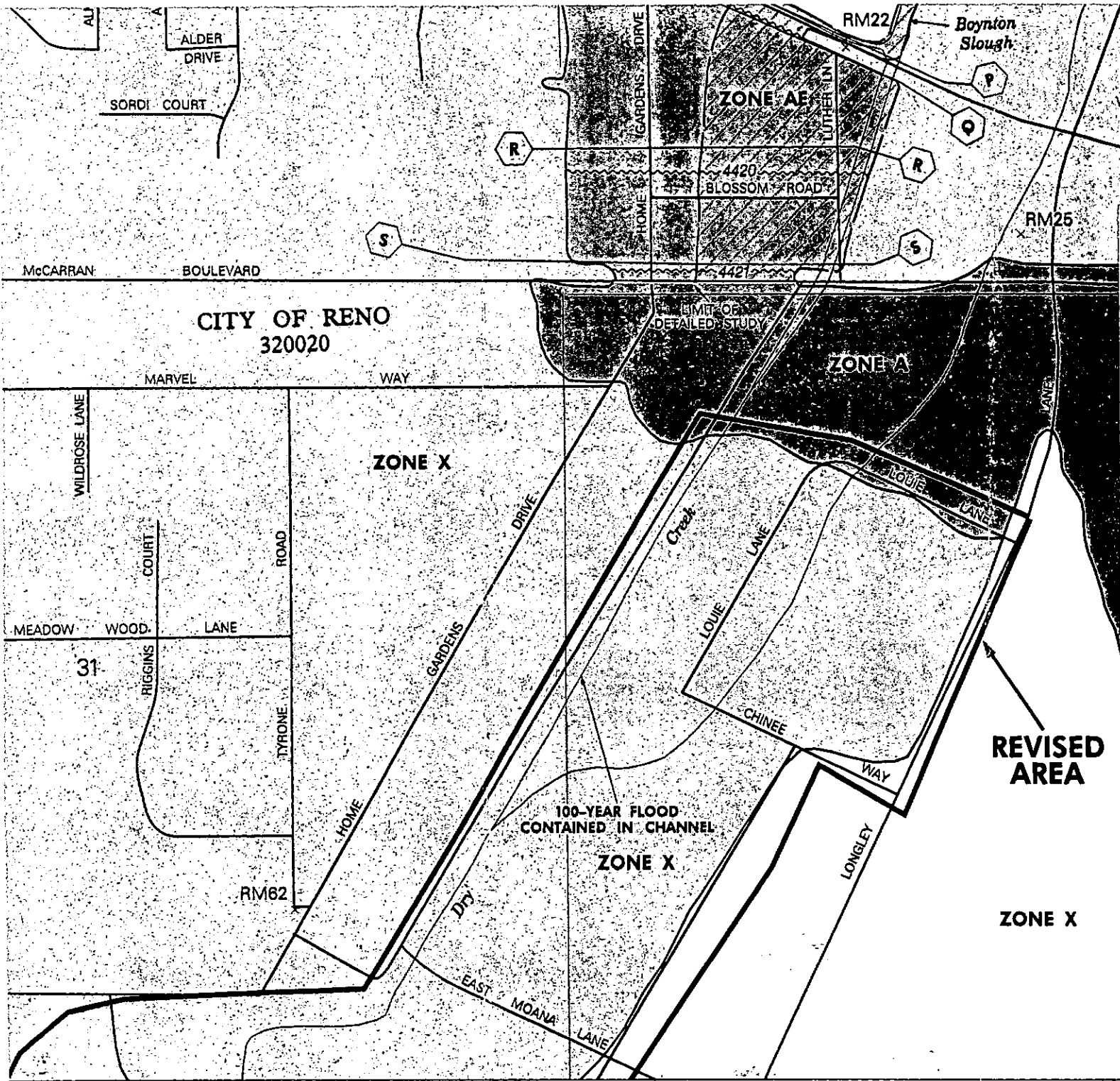
Enclosures

cc: Mr. Steve Varela, P.E.
 City Engineer/Public Works Director
 City of Reno

Mr. Gary A. Stockhoff, P.E.
 Deputy Director
 Department of Public Works
 City of Reno

Mr. Mark E. Forest, P.E.
 President
 WRC Nevada, Inc.

Michelle M. Erlach, Esq.
 Robison, Belaustegui, Sharp & Low



APPROXIMATE SCALE IN FEET
500 0 500

NATIONAL FLOOD INSURANCE PROGRAM

FIRM
FLOOD INSURANCE RATE MAP
WASHOE COUNTY,
NEVADA AND
INCORPORATED AREAS

PANEL 3157 OF 3350
(SEE MAP INDEX FOR PANELS NOT PRINTED)

CONTAINS:
COMMUNITY

RENO-CITY OF WASHOE COUNTY INCORPORATED AREAS

REVISED TO

REFLECT LOMR

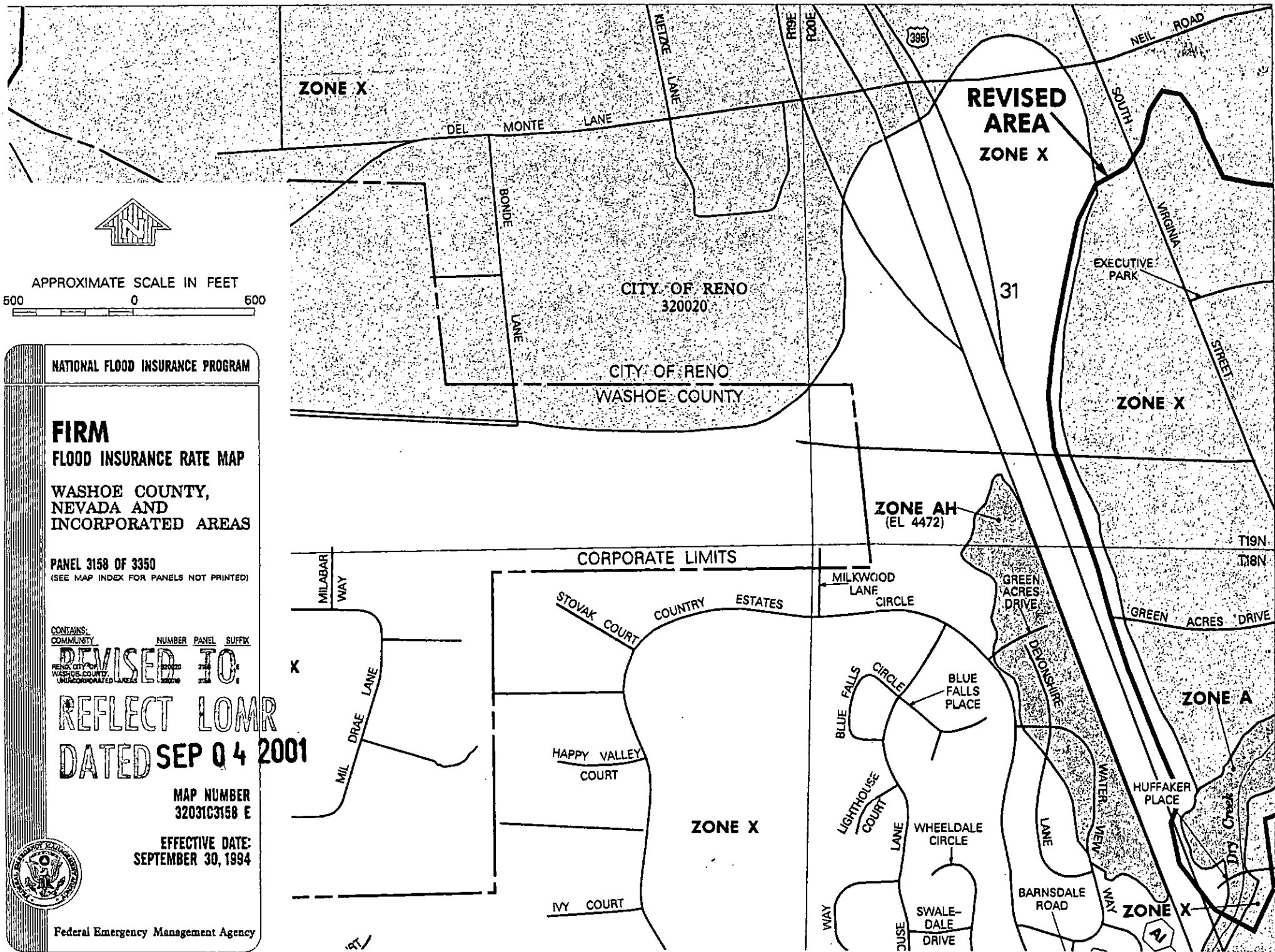
DATED SEP 04 2001

MAP NUMBER
32031CS157 E

EFFECTIVE DATE:
SEPTEMBER 30, 1994



Federal Emergency Management Agency



NATIONAL FLOOD INSURANCE PROGRAM

FIRM
FLOOD INSURANCE RATE MAP

**WASHOE COUNTY,
NEVADA AND
INCORPORATED AREAS**

PANEL 3158 OF 3350

(SEE MAP INDEX FOR PANELS NOT PRINTED)

<u>CONTAINS:</u>	NUMBER	PANEL	SUFFIX
COMMUNITY			

RENO, CITY OF
WASHOE COUNTY,
UNINCORPORATED AREAS

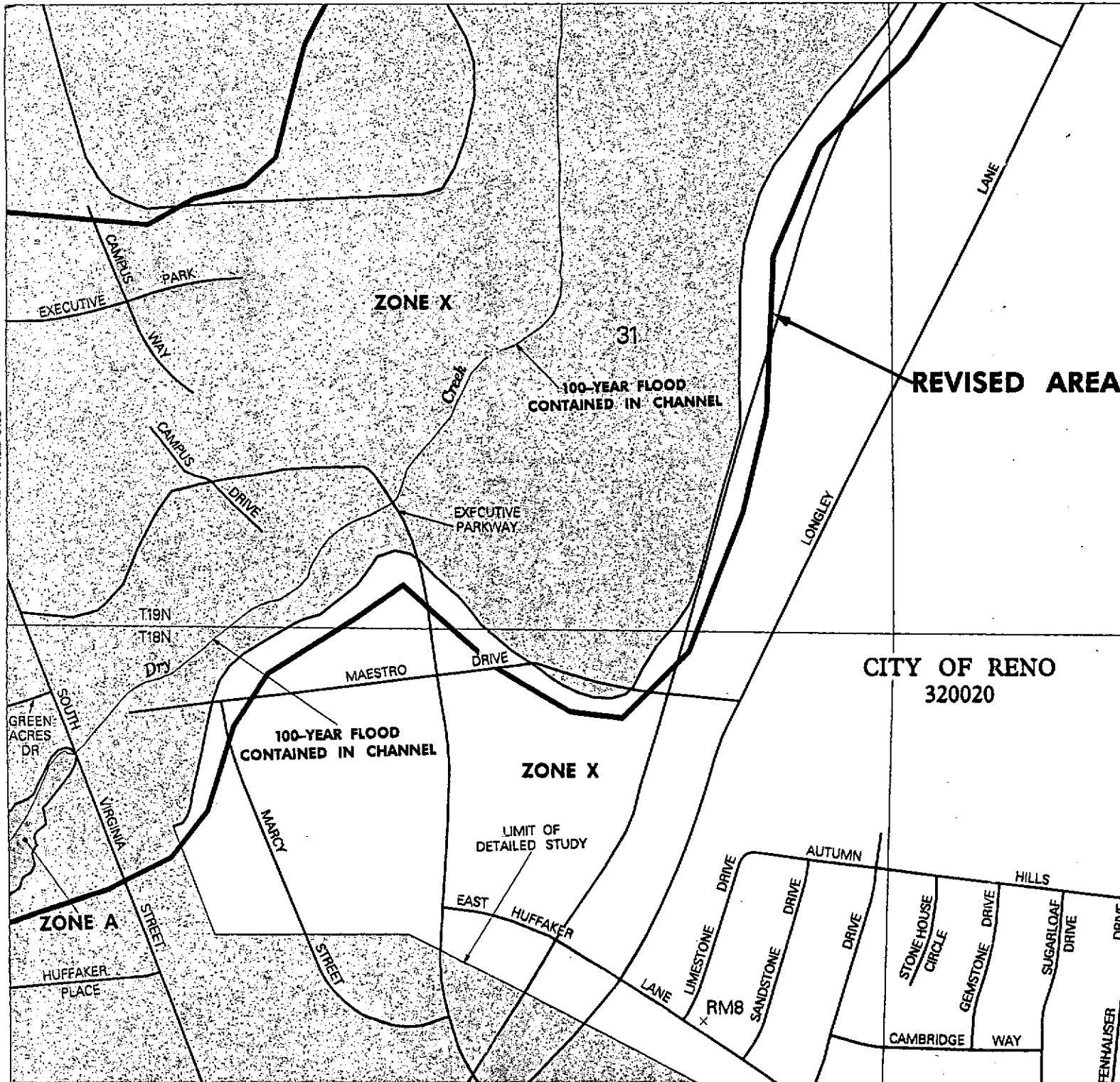
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Federal Emergency Management Agency



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500 0 500

NATIONAL FLOOD INSURANCE PROGRAM

FIRM
FLOOD INSURANCE RATE MAP
WASHOE COUNTY,
NEVADA AND
INCORPORATED AREAS

PANEL 3159 OF 3350
(SEE MAP INDEX FOR PANELS NOT PRINTED)

CONTAINS:
COMMUNITY

NUMBER PANEL SUFFIX

REVISED TO:
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DATED SEP 04 2001

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32031C3159 E

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Federal Emergency Management Agency